

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would/would not result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will/will not adversely affect the health, safety, and general welfare of the community, the variance(s) should /should not be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 20th day of August, 1984, that the herein Petition for Variance(s) to permit a side yard setback of 5 feet in lieu of the required 10 feet for the expressed purpose of constructing a dwelling, in accordance with the site plan filed herein, is GRANTED, from and after the date of this Order, subject to the following:

1. The position of the dwelling shall be reversed to allow the one-story portion (25'4"x20') to be adjacent to Lot 63 and that side of the dwelling shall not have windows.

Jan M.H. Jung
Deputy Zoning Commissioner
Baltimore County

ORDER RECEIVED FOR FILING
DATE August 20, 1984
BY Mary Campbell
CLERK

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER
S/S Clifton Ave., 310' : OF BALTIMORE COUNTY
E of the Centerline of :
Oak Rd. (5315 Clifton :
Ave.), 1st District :
MORGAN C. KELLY, : Case No. 85-44-A
Petitioner :
: : : : :
ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

Phyllis Cole Friedman
Phyllis Cole Friedman
People's Counsel

Peter Max Zimmerman
Peter Max Zimmerman
Deputy People's Counsel
Rm. 223, Court House
Towson, MD 21204
494-2188

I HEREBY CERTIFY that on this 27th day of July, 1984, a copy of the foregoing Entry of Appearance was mailed to Morgan C. Kelly, 5376 Phelps Luck Drive, Columbia, MD 21045, Petitioner.

Peter Max Zimmerman
Peter Max Zimmerman
People's Counsel

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

ARNOLD JABLON
ZONING COMMISSIONER

August 20, 1984

Mr. Morgan C. Kelly
5376 Phelps Luck Drive
Columbia, Maryland 21045

RE: Petition for Variance
S/S of Clifton Ave., 310' E of the
center line of Oak Rd. (5315 Clifton
Ave.) - 1st Election District
Morgan C. Kelly - Petitioner
No. 85-44-A (Item No. 349)

Dear Mr. Kelly:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

Jan M.H. Jung
JAN M.H. JUNG
Deputy Zoning Commissioner

JMHU/mc

Attachment

cc: Mrs. William C. Bowen
5317 Clifton Avenue
Baltimore, Maryland 21207

People's Counsel

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 1ST Date of Posting: 7-26-84
Posted for: Variance
Petitioner: Morgan C. Kelly
Location of property: S/S of Clifton Ave., 310' E of the c/l of Oak Rd. (5315 Clifton Ave.)
Location of Sign: South side of Clifton Ave. in front of 5315 Clifton Ave.
Remarks:
Posted by: Stephen J. Brata Date of return: 8-3-84
Number of Signs: 7

CERTIFICATE OF PUBLICATION

TOWSON, MD, July 26, 1984
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., appearing on July 26, 1984.

THE JEFFERSONIAN,

VB Venturi
Publisher

\$20.00

PETITION FOR VARIANCE
1st Election District
BORING: Petition for Variance
LOCATION: South side Clifton Avenue, 310' E. East of the centerline of Oak Road (5315 Clifton Avenue)
DATE & TIME: Tuesday, August 14, 1984 at 10:00 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing: Petition for Variance to permit a side yard setback of 5 ft. in lieu of the required 10 ft.
Being the property of Morgan C. Kelly, as shown on plat plan filed with the Zoning Department.
In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing and above or made at the hearing.
By Order of
ARNOLD JABLON
Zoning Commissioner
of Baltimore County
July 26, 1984

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

ARNOLD JABLON
ZONING COMMISSIONER

August 3, 1984

Mr. Morgan C. Kelly
5376 Phelps Luck Drive
Columbia, Maryland 21045

RE: Petition for Variance
S/S Clifton Ave., 310' E of the c/l
of Oak Rd. (5315 Clifton Avenue)
Morgan C. Kelly - Petitioner
Case No. 85-44-A

Dear Mr. Kelly:

This is to advise you that \$45.00 is due for advertising and posting of the above property.

This fee must be paid and our zoning sign and post returned on the day of the hearing before an Order is issued. Do not remove sign until day of hearing.

Please make the check payable to Baltimore County, Maryland, and remit to Mrs. Arlene January, Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Sincerely,

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE-REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

DATE 8-14-84 ACCOUNT R-01-615-000

AMOUNT \$45.00

RECEIVED FROM: Morgan C. Kelly

FOR: Arlene January, Zoning Office (Morgan C. Kelly)

020*****5014 51467

VALIDATION OR SIGNATURE OF CASHIER

July 17, 1984

Mr. Morgan C. Kelly
5376 Phelps Luck Drive
Columbia, Maryland 21045

NOTICE OF HEARING

Re: Petition for Variance
S/S Clifton Ave., 310' E of the c/l of
Oak Rd. (5315 Clifton Avenue)
Morgan C. Kelly - Petitioner
Case No. 85-44-A

TIME: 10:00 A.M.

DATE: Tuesday, August 14, 1984

PLACE: Room 106, County Office Building, 111 West Chesapeake Avenue, Towson, Maryland

Arnold Jablon
Zoning Commissioner
of Baltimore County

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE-REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT
No. 130589
DATE 8/12/84 ACCOUNT R-01-615-000
AMOUNT \$35.00
RECEIVED FROM: Morgan C. Kelly
FOR: Arlene January, Zoning Office (Morgan C. Kelly)
012*****35010 81244
VARIANCE

LEGAL NOTICE

PETITION FOR VARIANCE
1st Election District
Zoning: Petition for Variance
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By Order of
ARNOLD JABLON
Zoning Commissioner
of Baltimore County

CERTIFICATE OF PUBLICATION

Pikesville, Md., July 25, 1984

Y, that the annexed advertisement

the NORTHWEST STAR, a weekly

in Pikesville, Baltimore

before the 14th day of

1984

ation appearing on the

day of July, 1984

the second publication appearing on the

day of July, 1984

the third publication appearing on the

day of July, 1984

THE NORTHWEST STAR

Phyllis Cole Friedman
Manager

Cost of Advertisement \$20.00

PETITION FOR VARIANCE

1st Election District

Petition for Variance

ZONING:

LOCATION:

DATE & TIME:

PUBLIC HEARING:

Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

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By Order of
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY

BY ORDER OF
ARNOLD JABLON
ZONING COMMISSIONER
OF BALTIMORE COUNTY

Beginning on the south side of Clifton Ave. 40' feet wide at a distance of 310 feet east of the centerline of Oak Rd. Being lots 60, 61 & 62; Block 19, in the Subdivision of Windsor Terrace. Book No. 6 Folio 180.

To: Mr. Walter J. Rasmussen
Baltimore County Public Works


From: Morgan C. Kelly
Ref: Drainpipe Easement on Lot 60;5315
Clifton Ave. W.P.C 6-180 Block 19

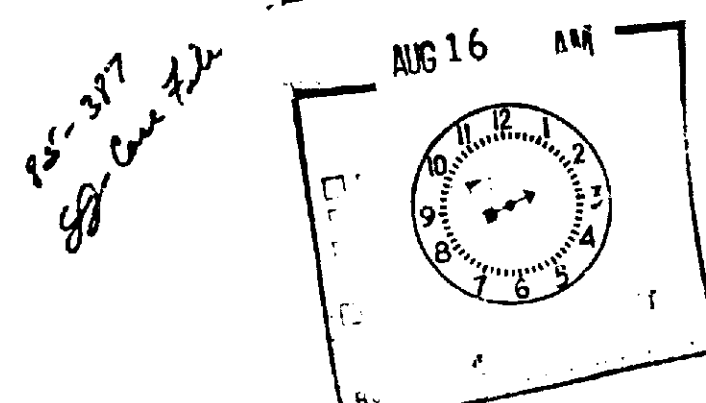
Dear Sir:

Enclosed, please find a copy of the above mentioned property, showing a 15 foot easement for an 18 inch drain pipe on lot 60.

I would like to construct a house which measures 28' x 40' on the above mentioned lot. However, I need to obtain a 5 foot release of the easement in order to build. If there is anyway possible for this to be done, please inform me of my responsibilities to affect the change.

Cordially,

Cordially,

 Morgan C. Kelly



Case # 85-44-A
8/16/81

August 14, 1984

